




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data	Primary Image																				
Account 660108774 Parcel ID 22N14E-02-4-00000-007-0000 Cadastral ID 02-22-14-00460 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 343652 HOWARD, BRANDY D & MARK P 2635 S QUEBEC AVE TULSA OK 74114-0000 Parcel Location Situs 02855 E 420 RD Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 2 / 22 / 14 / 4 Neighborhood 4010 - 22-14 School District S004 - OOLOGAH SCHOOLS	 <p>660108774_001.JPG 4/8/2025</p>																				
Legal Description Lat/Long: 36.40961489 -95.77885117 TR DESC 2024-001037 AS W 472.46' E 939.17' S 461' SE SE.	Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>R24 186</td> <td>NEW SFR 3500 SQ FT</td> <td>06/2024</td> <td>04/2025</td> <td>500,000</td> </tr> <tr> <td>S24</td> <td>S25 SPLIT</td> <td>02/2024</td> <td>02/2024</td> <td></td> </tr> </tbody> </table>	Number	Description	Opened	Closed	Amount	R24 186	NEW SFR 3500 SQ FT	06/2024	04/2025	500,000	S24	S25 SPLIT	02/2024	02/2024						
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Code	Type	Active	Maximum	Exemption																	
H	Homestead	Yes	1,000	1,000																	
Bk/Pg	Grantor	Date	Price	Code																	
/	ROBERTS, VICKI DAWN	01/25/2024	0	4																	

Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax	
Remove Cap		Land Value	1,008	1,008	11%	111	Assessed	58,071	6,282.21
Year Frozen		Improvements	537,803	526,905		57,960	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-94.00
TIF Project ID	0	Total Value	538,811	527,913		58,071	Total Taxable	57,071	6,188.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660108774	HOWARD, BRANDY D & MARK P	10	517,149	1000	55,379	6,005.00		
2024	2024-660108774	HOWARD, BRANDY D & MARK P	10	1,008	0	111	12.00		



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Lot Data	Units-Buildable - 22-14 (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4.5 - Good
Architecture	
Style	100% One Story
Exterior Wall	75% Frame, Siding, Wood 25% Veneer, Masonry
Base/Total Area	2,795 / 2,795
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	5 / 3.0 /
Basement Area	2,795 Total
Garage Type	669 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	110.10	Total Misc Impr	+ 31,229	Roofing Adj	+ 6.09	Garage Cost	+ 41,030
Subfloor Adj	+ 0.00	Total RCN	= 548,779	Heat/Cool Adj	+ 17.38	Depreciation (2%)	- 10,976
Plumbing Adj	+ 7.63	Lump Sums	+ 0	Basement Adj	+ 29.29	RCNLD	= 537,803
Adj Base Cost	= 170.49	Lot Value	+ 537,803	Total Area	x 2,795	Indicated Value	= 537,803
Adjusted Cost	= 476,520	Value Per SqFt	192.42	Adjusted Cost	= 476,520	Value Per SqFt	192.42

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	537,803		
Lot Value			
Indicated Value	537,803	192.42	Per SqFt
Agland Value	1,008		
Site Improvements			
Total Value	538,811	192.78	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PATC	Patio - Covered	171914	416		416	19.95	8,299
PRCH	Porch	171915	312		312	35.15	10,967
GENR	Generator - Residential Standby		1		1	4,242.00	4,242
SHLT	STORM SHELTER - AG IN HOUSE		1	2025	1	0.00	
FPR1	Fireplace - Residential 1 Story		1		1	7,721.18	7,721



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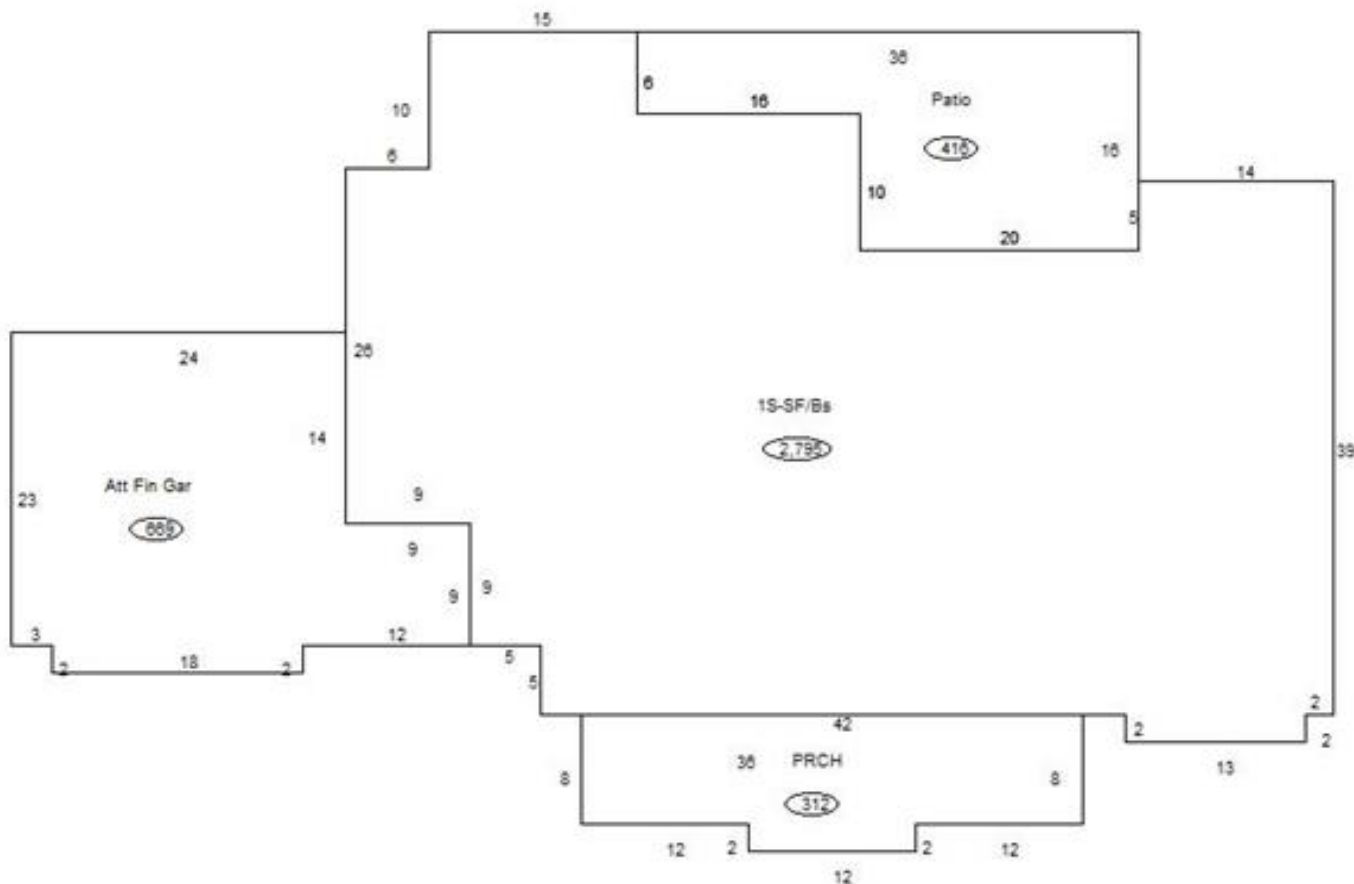
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Basement	13	1S-SF/Bs	2,795	1.000	2,795
2	G	5		13	Att Fin Gar	669	1.000	669
3	M	PATC		13	Patio	416	1.000	416
4	M	PRCH		13	PRCH	312	1.000	312
Total Building Area						2,795		2,795



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
TAA	TALOKA SILT LOAM 0-1% SLO	NTV PST	84			5.000	202	202	1,008	1,008
NTV PST Totals						5.000			1,008	1,008
Total Agland						5.000			1,008	1,008